

# \$329,900 - 37 Crimson Court, Blackfalds

MLS® #A2248515

**\$329,900**

3 Bedroom, 3.00 Bathroom, 1,288 sqft

Residential on 0.00 Acres

Cottonwood Meadows, Blackfalds, Alberta

Gorgeous Townhouse located in quiet area of Blackfalds, Built by True-Line Homes, this Townhouse has an upgraded kitchen, Vinyl Plank Flooring, Large Primary Bedroom with full 4 piece ensuite and Walk in Closet. It is in excellent condition and has a Fully Fenced Backyard with large deck!! Immediate possession available. Room in the back for a 14' x 24' Garage!

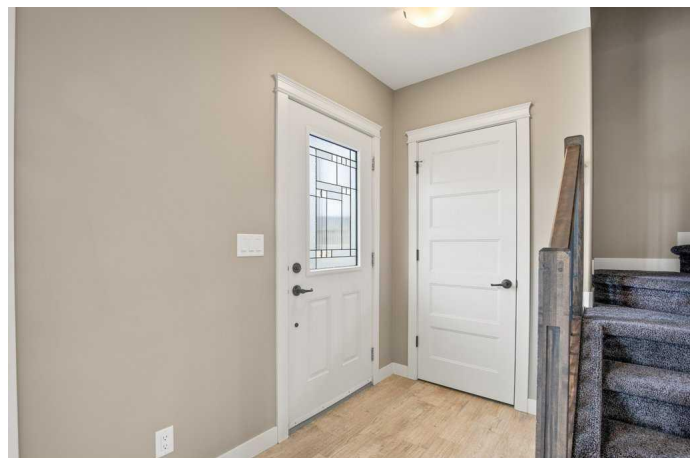
Built in 2014

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2248515      |
| Price          | \$329,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,288         |
| Acres          | 0.00          |
| Year Built     | 2014          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

## Community Information

|             |                    |
|-------------|--------------------|
| Address     | 37 Crimson Court   |
| Subdivision | Cottonwood Meadows |



|             |                |
|-------------|----------------|
| City        | Blackfalds     |
| County      | Lacombe County |
| Province    | Alberta        |
| Postal Code | T4M 0A7        |

### Amenities

|                |             |
|----------------|-------------|
| Parking Spaces | 2           |
| Parking        | Parking Pad |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Pantry                                                                                       |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                      |
| Cooling           | None                                                                                         |
| Has Basement      | Yes                                                                                          |
| Basement          | Full, Unfinished                                                                             |

### Exterior

|                   |                                        |
|-------------------|----------------------------------------|
| Exterior Features | None                                   |
| Lot Description   | Back Lane, Back Yard, Landscaped, Lawn |
| Roof              | Asphalt Shingle                        |
| Construction      | Vinyl Siding, Wood Frame               |
| Foundation        | Poured Concrete                        |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 13th, 2025 |
| Days on Market | 20                |
| Zoning         | R2                |

### Listing Details

|                |                                 |
|----------------|---------------------------------|
| Listing Office | Realty Executives Alberta Elite |
|----------------|---------------------------------|

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